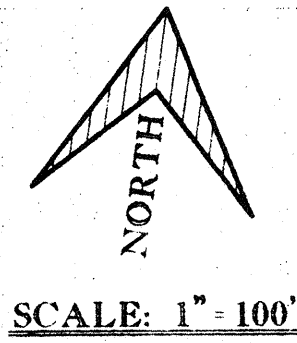


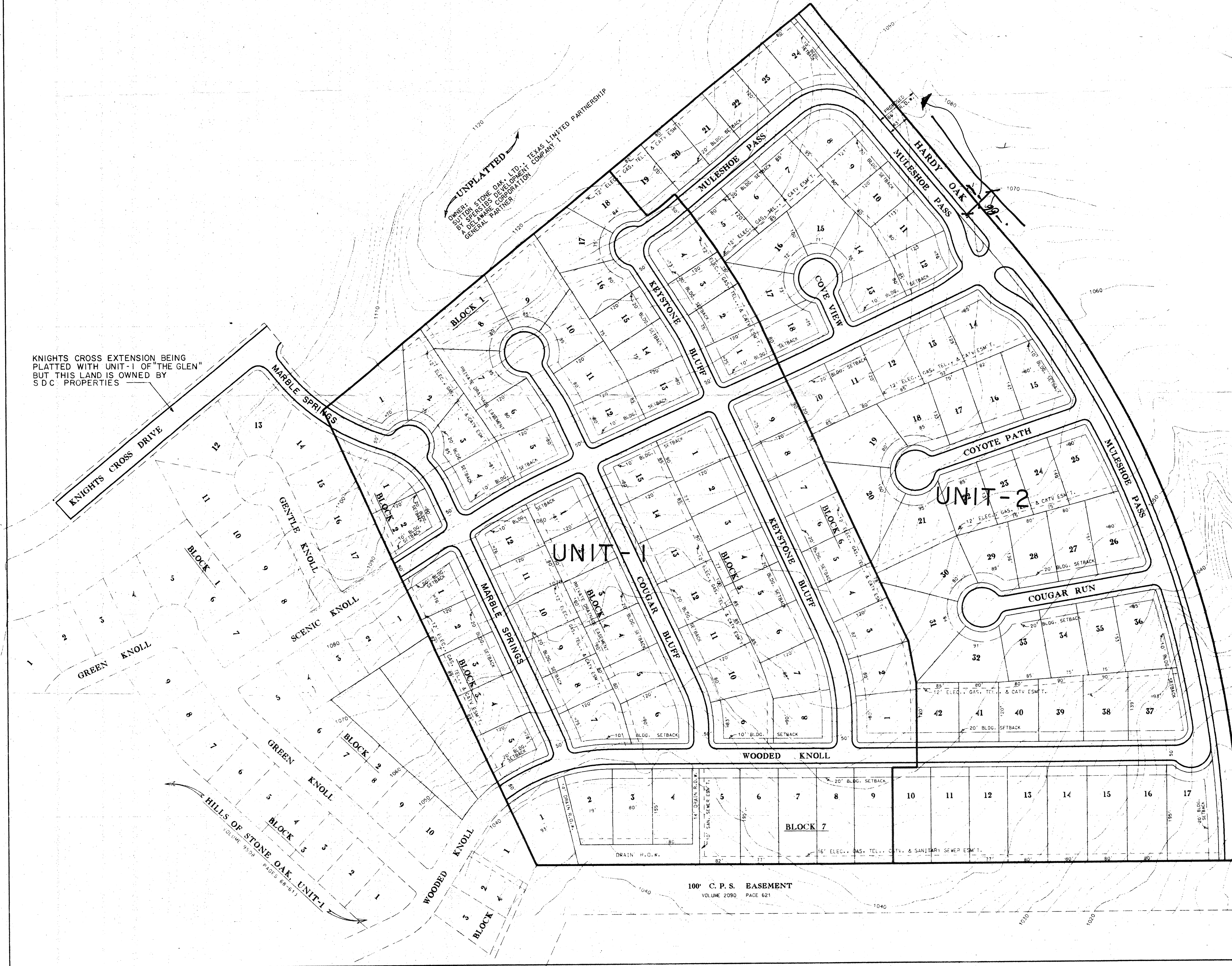
LOCATION MAP



SCALE: 1" = 100'

KNIGHTS CROSS EXTENSION BEING
PLATTED WITH UNIT-1 OF "THE GLEN"
BUT THIS LAND IS OWNED BY
SDC PROPERTIES

SUMMER
KNOLL
DRIVE



PROPOSED SINGLE FAMILY

Unit-1
74 Single Family Residential Lots
75' x 120' Typical Lots
24.8819 Acres

Unit-2
61 Single Family Residential Lots
75' x 120' Typical Lots
23.2262 Acres

Land Use Summary
48.1081 Total Area
135 Lots (28 lots per acre)
12.0 Acres Street & Drain R.O.W.'s
36.1 Acre in Lots

Note: None of these numbers includes the area of
Knights Cross Drive and Marble Springs (Stub)

GENERAL NOTES:

1. Water service by Bexar Metropolitan Water District.
2. Sanitary Sewer Service by San Antonio Water System (Wastewater Management).
3. All interior streets are 30' pavement unless otherwise noted.

SUBJECT TO CHANGE

NOTE:

The Developer, with approval from the City of San Antonio Planning Department, reserves the right to modify this planned overall area development plan at his discretion.

RECEIVED
95 OCT - 8 PM 3:20
CITY OF SAN ANTONIO
PLANNING
SERVICES DIVISION

PLAN HAS BEEN ACCEPTED BY
COSA
DATE 7-5-1996
(number)
627
(date)

If no plats are filed, plan will
expire on April 25, 1997
1st plat filed on

DEVELOPER:
LUMBERMEN'S INVESTMENT CORP. OF DELAWARE
301 CONGRESS
P. O. BOX 40
AUSTIN, TEXAS 78767
TEL. No. (512) 477 - 6561

135 SINGLE FAMILY RESIDENTIAL LOTS
75' x 120' TYPICAL LOTS
48.1081 ACRES



MACINA • BOSE • COPELAND & ASSOC., INC.
CONSULTING ENGINEERS AND LAND SURVEYORS
415 Breesport Drive, San Antonio, Texas 78216
(210) 349-0051



THE "GLEN" AT STONE OAK, UNIT-1
PRELIMINARY OVERALL AREA
DEVELOPMENT PLAN, No.

REVISIONS	DATE	NO.	DESCRIPTION	BY
DESIGN			S. B. B.	
DRAWN			P. A. E.	
CHECKED				
DATE			APRIL 1995	
JOB NO.			1-6153	
SHT.			1 of 1	

PRELIMINARY OVERALL AREA DEVELOPMENT PLAN (POADP) APPLICATION

Date Submitted: October 11, 1996Name of POADP: THE GLEN AT STONE OAKOwner/Agent: Lumbermen's Investment Corporation Phone: (512) 477-6561Address: P.O. Box 40, Austin, Texas Zip code: 78767Engineer/Surveyor: Macina, Bose, Copeland & Assoc., Inc. Phone: (210) 349-0151Address: 415 Breesport Drive, San Antonio, Texas Zip code: 78216Existing zoning: N/A - OCL Proposed zoning: _____Texas State Plane Coordinates: X 163,188 Y 654,452
(at major street entrance/main entrance)Plat is over/within/includes: San Antonio City Limits Yes ☐ No ☒
Edwards Aquifer Recharge Zone? Yes ☒ No ☐

Land Area Being Platted:	<u>Lots</u>	<u>Acres</u>
Single-Family (SF)	<u>135+</u>	<u>48.1</u>
Non-Single Family (NSF)	<u> </u>	<u>0</u>
Commercial & other	<u> </u>	<u>0</u>
TOTAL =	<u> </u>	<u>48.1</u>

Print Name: ROBERT A. LIESMAN, P.E.Signature: *Robert A. Liesman*Date: 10/11/96Tel: (210) 349-0151Fax: (210) 349-9302

Last block at bottom of page is for the person actually submitting the application. Anyone may submit an application. However, this is the person staff will contact regarding this application for clarification or additional information. Therefore, this should be your POC (point of contact).

* Note: This application must be completed fully, and typed or printed legibly, for acceptance.

PRELIMINARY OVERALL AREA DEVELOPMENT PLAN (POADP) APPLICATION

Date Submitted: October 11, 1996

Name of POADP: THE GLEN AT STONE OAK

Owner/Agent: Lumbermen's Investment Corporation Phone: (512) 477-6561

Address: P.O. Box 40, Austin, Texas Zip code: 78767

Engineer/Surveyor: Macina, Bose, Copeland & Assoc., Inc. Phone: (210) 349-0151

Address: 415 Breesport Drive, San Antonio, Texas Zip code: 78216

Existing zoning: N/A - OCL Proposed zoning: _____

Texas State Plane Coordinates: X 2,131,570 Y -13,777,917
(at major street entrance/main entrance)

Plat is over/within/includes: San Antonio City Limits Yes ☐ No ☒
Edwards Aquifer Recharge Zone? Yes ☒ No ☐

Land Area Being Platted:

Lots

Acres

Single-Family (SF) 135+

48.1

Non-Single Family (NSF) _____

0

Commercial & other _____

0

TOTAL = _____

48.1

RECEIVED
96 OCT 23 PM 1:23
LAND DEVELOPMENT
SERVICES DIVISION

Print Name: ROBERT A. LIESMAN, P.E.

Signature: Robert A. Liesman

Date: 10/11/96

Tel: (210) 349-0151

Fax: (210) 349-9302

Last block at bottom of page is for the person actually submitting the application. Anyone may submit an application. However, this is the person staff will contact regarding this application for clarification or additional information. Therefore, this should be your POC (point of contact).

* Note: This application must be completed fully, and typed or printed legibly, for acceptance.



CITY OF SAN ANTONIO

October 25, 1996

Robert A. Liesman, P.E.
Macina, Bose, Copeland & Assoc., Inc.
415 Breesport Drive
San Antonio, TX 78216

Re: The Glen at Stone Oak

POADP # 529

Dear Mr. Liesman

The City Staff Development Review Committee has reviewed The Glen at Stone Oak Subdivision Preliminary Overall Area Development Plan # 529. Please find enclosed a signed copy for your files. Although your plan was accepted, please note the following:

- Ideally Hardy Oaks would be dedicated and constructed as a Secondary Arterial with 86' of R.O.W. and separate 24' pavement sections. However, the UDC also allows 43' as a half street.
- Based on the topography, a Flood Plain Study and drainage review will probably be required during the platting process.

Please note that this action by the committee does not establish any commitment for the provision of utilities, services or zoning of any type now or in the future by the City of San Antonio. Any platting will have to comply with the Unified Development Code at the time of plat submittal.

If you have any additional questions or comments regarding this matter, please contact Elizabeth Carol, at 207-7900.

Sincerely,

A handwritten signature in black ink, appearing to read "D. Pasley".

David W. Pasley, AICP
Director of Planning

DWP/EAC

cc: Andrew J. Ballard, P. E., Acting City Traffic Engineer



City of San Antonio
Planning Department
Subdivision Section

REQUEST FOR REVIEW

TO: AMER GALANI; PUBLIC WORKS DEPARTMENT

Date 10.10.96

FROM: Elizabeth A. Carol; Planner II

ITEM NAME: The 66er@ Stone Oak FILE # NONE

RE: POADP

SUBJECT: The attached item has been submitted to you for a recommendation to the Planning Commission or Director. Please review the item and forward your recommendation to the **Department of Planning, Land Development Services Division, Subdivision Section**. All responses shall be returned as soon as possible, but generally no later than the date shown below. Response time will commence from the date of receipt of this request or receipt of all the items your agency requires for this review. "Days" represent work days.

Please Return By: _____, 19____

- ☐ Proposed plat-30 days ☐ Variance-15 days * POADP's-10 days
☐ Plat deferral-30 days ☐ Plan / legal doc-15 days ☐ Other-15 days

☐ I recommend approval

☐ I do not recommend approval

On _____, I notified _____, the engineer/
subdivider/agent, of the corrections needed to remove this objection. Tel # _____

Comments:

Plat 2 build the remaining
half of Hardy Oaks

AGilani

Signature

Eng. Associate

Title

11/5/96

Date



City of San Antonio
Planning Department
Subdivision Section

REQUEST FOR REVIEW

TO: BURT RUBIO; PUBLIC WORKS DEPARTMENT

Date 10.10.96

FROM: Elizabeth A. Carol; Planner II

ITEM NAME: The Glen @ Stone Oak

FILE # NONE

RE: POADP

SUBJECT: The attached item has been submitted to you for a recommendation to the Planning Commission or Director. Please review the item and forward your recommendation to the **Department of Planning, Land Development Services Division, Subdivision Section**. All responses shall be returned as soon as possible, but generally no later than the date shown below. Response time will commence from the date of receipt of this request or receipt of all the items your agency requires for this review. "Days" represent work days.

Please Return By: _____, 19____

☐ Proposed plat-30 days

☐ Variance-15 days

* POADP's-10 days

☐ Plat deferral-30 days

☐ Plan / legal doc-15 days

☐ Other-15 days

☒ I recommend approval

☐ I do not recommend approval

On _____, I notified _____, the engineer/
subdivider/agent, of the corrections needed to remove this objection. Tel # _____

Comments:

DRAINAGE EASEMENTS WILL BE REQUIRED
AND REVIEWED DURING THE PLATTING PROCESS

Burt Rubio

Signature

Sr. Eng. Incl.

Title

10-15-96

Date

RECEIVED
96 OCT 18 AM 9:16
PLANNING
LAND DEVELOPMENT
SERVICES DIVISION



SAN ANTONIO WATER SYSTEM

March 12, 1996

Mr. Samuel B. Bledsoe, P.E.
M.B.C. & Associates, Inc.
415 Breesport Drive
San Antonio, Texas 78216

RE: The Glen at Stone Oak, Unit-1

Dear Mr. Bledsoe:

A written request was made by your office, dated October 23, 1995, to the Aquifer Studies Division of the San Antonio Water System concerning the above referenced project. The request was for designation of the Glen at Stone Oak, Unit-1 project as a category 1 property.

Attached to the request was the following:

- 1) a blueline copy of a preliminary plan of the Glen at Stone Oak, Unit -1 property.

A request was made for additional information by the Aquifer Studies Office. The following additional information was submitted:

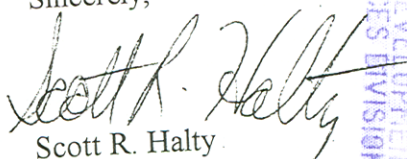
- 1) a blueline copy of the Glen at Stone Oak, Unit-1 plat and
- 2) a blueline copy of the Glen at Stone Oak, Unit -1 & 2 master plan.

Based on all the documentation provided and in accordance with Chapter 34, Article VI, Division 6, Section 34-925 of the City Code, the Glen at Stone Oak, Unit-1 is classified as a Category 1 property.

Please be aware, any changes which may be proposed within the property covered by the documentation which are identified in Section 34-926 of the City Code as "substantial alterations" may cause a recategorization of the property. These types of changes, if proposed, would require a separate ruling based on the specific plans showing the changes.

If you have any questions regarding this matter, please contact me at (210)-704-7303.

Sincerely,


Scott R. Halty
Division Manager

SRH:pzg

RECEIVED
96 OCT -8 PM 3:20
DEPT. OF PLANNING
AND DEVELOPMENT
SERVICES DIVISION



San Antonio Water System

Mr. Robert A. Liesman, P.E.
Macina, Bose, Copeland and Associates
415 Breeseport Drive
San Antonio, Texas 78216

RE: The Glen at Stone Oak

August 12, 1996

Dear Mr. Liesman:

A written request was made by your office, dated July 22, 1996 to the Aquifer Studies Division of the San Antonio Water System concerning the above referenced project. The request was for designation of The Glen at Stone Oak which consists of 34.67 acres and lies within the Edwards Aquifer Recharge Zone, as a Category 1 property.

The following documentation was submitted for the above referenced project:

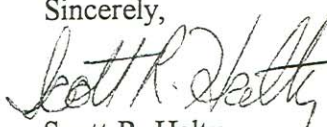
- 1) A blue line copy of The Glen at Stone Oak Plat No 940603;
- 2) A copy of the plat application filed for The Glen at Stone Oak with the City of San Antonio Planning Department on August 26, 1994;
- 3) A blue line copy of The Glen at Stone Oak Site Plan.

Based on the documentation submitted and in accordance with Chapter 34, Article VI, Division 6, Section 34-925 of the City Code, The Glen at Stone Oak is classified as Category 1 property.

Please be aware, any changes which may be proposed within the property covered by the documentation which are identified in Section 34-926 of the City Code as "substantial alterations" may cause a recategorization of the property. These types of changes, if proposed, would require a separate ruling based on the specific plans showing the changes.

If you have any questions regarding this matter, please contact me at (210)-704-7303.

Sincerely,


Scott R. Halty
Division Manager

SRH:amm

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96 OCT -8 PM 3:20
DEPT. OF PLANNING
AND DEVELOPMENT
SERVICES DIVISION

MEMORANDUM

October 8, 1996

To: See Distribution List

From: Elizabeth A. Carol, Planner II; Department of Planning

Subject: Next POADP - Friday October 11, 1996 at **8:30**

Distribution List:

David W. Pasley, Director; Department of Planning
Judy Friesenhahn, Project Developer Engineer (Fax 615-6295); TXDOT
Mendi Litman, Assistant Drainage Engineer; Department of Public Works
Andrew Ballard, Acting City Traffic Engineer; Department of Public Works
Bill Telford, Planning Manager; Department of Planning
Scott Halty, Environmental Protection Officer (Fax 225-2523); SAWS
Edward Guzman, Senior Planner; Department of Planning
Roy Ramos, Planner II; Department of Planning
Bill Burman, Planner II; Department of Planning
Amer Gilani, Assistant Engineer; Department of Public Works
Burt Rubio, Senior Engineer Technician, Department of Public Works

NEW POADP

1. The Glen at Stone Oak Subdivision
Submitted 10/8/96, expires 11/5/96
no PUD or POADP
Plat # 940603

WORKING POADP

2. Preston Hollow
Submitted 9/13/96, expires 10/11/96
no PUD or Plat
POADP #328

*The memo that was submitted by Dixie Watkins III & Associates addressing the proposed sidewalk plan is located on the other side of the agenda.

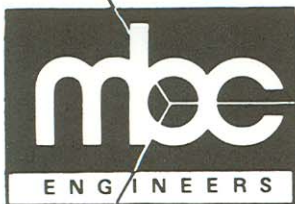
3. Oakwell Farms Unit 7A PUD
Submitted 9/19/96, expires 10/17/96
no PUD # 62
Plat: 940133 and 940134
POADP # 52

*provision
x/adjacent
dedication
for entire
full dedication
Irrevocable bond
(to construct the road.)*

need 80 feet

*traffic analysis may
be required (from ordinance)*

*per
hr.*



MACINA • BOSE • COPELAND and ASSOCIATES, INC
CONSULTING ENGINEERS AND LAND SURVEYORS

415 Breesport Drive, San Antonio, Texas 78216
(210) 349-0151 FAX (210) 349-9302

October 8, 1996

Department of Planning
City of San Antonio
P.O. Box 839966
San Antonio, Texas 78283-3966

Attn: Mr. Edward Guzman

RE: The Glen at Stone Oak Subdivision

Gentlemen:

Submitted herewith are six (6) copies of a "Preliminary Overall Area Development Plan" for the captioned project. In 1994 a plat identification number was obtained for a single plat covering the entire planned area of this development, being 46.2 acres (now 48.1) with a projected 133 single-family lots. Subsequently, the developer decided (instead) to divide the tract into at least two units, and on September 4th of this year we delivered to you a "Unit 1" plat carrying the same 940603 plat number along with a revised Plat Application form and a check for a repayment of platting fees.

Unit 1 plans and plat have been under City and TNRCC review since July, and we expect to be able to file the Unit 1 plat before the end of this month. We have earlier supplied master plans to various Departments of the City and SAWS in association with their review of Unit 1 plans, but have not (I believe) formally submitted a POADP to you. Therefore, allow me to do so at this time, requesting approval of same, please, coincident with your receipt of Department releases for the Unit 1 plat. I am attaching a copy of the recent letter from the Aquifer Studies office clarifying the "Category 1" status of this development.

Sincerely,

MACINA • BOSE • COPELAND AND ASSOCIATES, INC.


ROBERT A. LIESMAN

RAL/lk

Attachments

ROGER W. BOSE, P.E. NO. 23972

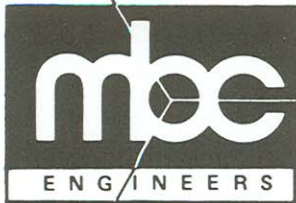
ROBERT A. COPELAND, P.E. NO. 24616

ROBERT A. LIESMAN, P.E. NO. 44131

SAMUEL B. BLEDSOE, III, P.E. NO. 38820

DAVID L. ALLEN, P.E. NO. 66073

RECEIVED
OCT 8 1996
CITY OF PLANNING
AND DEVELOPMENT
SERVICES DIVISION



MACINA • BOSE • COPELAND and ASSOCIATES, INC
CONSULTING ENGINEERS AND LAND SURVEYORS

415 Breesport Drive, San Antonio, Texas 78216
(210) 349-0151 FAX (210) 349-9302

RECEIVED
96 OCT 11 PM 3:02

TO Planning Dept.

Proj. No. _____ Date 10/11/96

Attn: Elizabeth Carol

Re: The Glen at Stone Oak

GENTLEMEN:

WE ARE SENDING YOU

☐ Attached

☐ Under separate cover via _____ the following items.

☐ Shop drawings

☐ Prints

☐ Plans

☐ Samples

☐ Specifications

☐ Copy of letter

☐ Change Order

☐ _____

COPIES	DATE	NO.	DESCRIPTION
✓		1	P.O.A.D.P. "Application"

THESE ARE TRANSMITTED as checked below:

☐ For your approval

☐ Approved as submitted

☐ Resubmit _____ copies for approval

☒ For your use

☐ Approved as noted

☐ Submit _____ copies for distribution

☒ As requested

☐ Returned for corrections

☐ Return _____ corrected prints

☐ For review and comment

☐ _____

☐ FOR BIDS DUE _____ 19 ____ ☐ PRINTS RETURNED AFTER LOAN TO US

REMARKS:

to accompany previously submitted Plan

COPY TO _____

SIGNED

Bob Friedman

1996 TEXAS APA CONFERENCE

* non access easement
adjacent to the street
to prevent the other side
from accessing Hardy
Oaks

The Glen @ Stone Oak

- W. side of Hardy Oak
South of Stone Oak
Parkway
- OSCL
- ERZD
- 135 lots on
48 acres